

I Lee Utt, hereby certify that I am a Land Surveyor licensed in compliance with the laws of the State of Indiana; this plat correctly represents a survey completed by me on June 18, 1973; that all monuments shown thereon actually exist; and that their location and type are, to the best of my knowledge accurately shown.

Lee Utt, R. L. S. # 50089, Indiana



Marguritte Baker Legal Survey  
Section 27, Township 7 North, Range 5 West, Greene County, Indiana

**Bledsoe Tapp & Co., Inc.**

*-Quality Land Surveying and Design Services-*

BEN E. BLEDSOE, L.S.  
PHILIP O. TAPP, L.S.

1324 "K" Street  
Suite 150  
Bedford, IN 47421  
(812) 275-0001  
FAX: (812) 275-8251

August 4, 1994

Roy J. and Luella Walters  
R.R. #3 Box 208  
Bloomfield, IN 47424

Dear Roy,

In accordance with Indiana Statute 36-2-12-10 when a legal survey is performed the adjacent property owners affected are to be notified by registered or certified mail unless you consent in writing to the survey. Your timely response will be greatly appreciated. Thank you.

YES, I do consent to the line being surveyed.

Roy J. Walters

Luella Walters

Sincerely,

*Marty J. James*  
Marty J. James



No. 681762

**RECEIPT FOR CERTIFIED MAIL—30¢ (plus postage)**

SENT TO  
Mr. & Mrs. Larry Williams  
1173 South Seminary Street  
Bloomfield, Ind. 47424

OPTIONAL SERVICES FOR ADDITIONAL FEES  
1. Show to whom and date delivered  
2. Show to whom, date and where delivered  
SPECIAL DELIVERY (extra fee required) 50¢  
PS Form 3800 NO INSURANCE COVERAGE PROVIDED—NOT FOR INTERNATIONAL MAIL (See other side)

APR 1971 3800

POSTAGE OR DATE

5/30/73

LEE UTT  
REGISTERED LAND SURVEYOR No. 80089, INDIANA  
PHONE 825-5961  
R. R. 14, Box 291 GARDNER RD.  
BLOOMINGTON, INDIANA 47401

## NOTICE OF SURVEY

TO: Mr. & Mrs. Roy L. Smith  
1203 South Seminary Street  
Bloomfield, Indiana 47424

Pursuant to the Acts of the Indiana General Assembly for 1969, Chapter 96, Section 3, page 215, you are hereby notified that the undersigned Lee Utt, a licensed land surveyor in the State of Indiana, has been employed by Marguritte Baker of Lawrence, Indiana to survey the following described real estate located in Greene County, State of Indiana, to-wit:

A strip 60 feet in width measured at right angles to the most northerly line off of the north side of the following described real estate, to-wit:  
A part of east fractional section 27, township 7 north, range 5 west, bounded as follows: Beginning at the center of the Bloomfield and Lyons Gravel Road at the northwest corner of a tract of land described in a deed by Rollie Rainbolt and wife to Justus B. Russell and others, recorded in Deed Record No. 55 page 366, in the Recorder's office of said County and running thence south 45 degrees east 133 feet; thence south 210 feet to the corner of the Inman Lot so as to include a spring near the corner, thence west 135 feet, thence in a northeasterly direction parallel to the Gravel Road (Seminary Street) 99 feet; thence in a northwesterly direction on the line of the lands heretofore conveyed by Justus B. Russell and Josie D. Russell to Mary D. Landis recorded in Deed Record No. 62 at page 429 of said County 170 feet to the center of said Gravel Road; thence in a northeasterly direction along the center of said Gravel Road 214 feet to the place of beginning, containing 2 acres, more or less.

and to locate the property lines for said above described real estate and to properly mark said lines and the corners of said real estate and to do any and all other things required by him under Chapter 96 of the 1969 Acts of the Indiana General Assembly to make, record and perpetuate a legal survey of the above described real estate.

You, as adjoining landowner to the above described real

estate, are hereby further notified that the undersigned Lee Utt will start said survey of the above described real estate on the day of June, 1973.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 1973.

*Lee Utt*  
Lee Utt, Licensed Land Surveyor  
No. 80089, Indiana

LEE UTT  
REGISTERED LAND SURVEYOR No. 80089, INDIANA  
PHONE 825-5961  
R. R. 14, Box 291 GARDNER RD.  
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SENDER: Be sure to follow instructions on other side

DELIVER ONLY TO ADDRESSEE

PLEASE FURNISH SERVICE(S) INDICATED BY CHECKED BLOCK(S)

Additional charges required for these services

RECEIPT: Is described below (Additional charges required for these services)

SHOW TO WHOM DATE AND ADDRESS WHERE DELIVERED

RECEIVED

Signature of Addressee's Agent, if any

REGISTERED NO. 681763

CERTIFIED NO. 681763

INSURED NO.

DATE DELIVERED 5/30/73

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Dated this \_\_\_\_ day of \_\_\_\_, 1973.

*Lee Utt*  
Lee Utt, Licensed Land Surveyor  
No. S0089, Indiana

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REGISTERED LAND SURVEYOR NO. S0089, INDIANA  
PHONE 825-5961  
R. R. 14, BOX 291 GARDNER RD.  
BLOOMINGTON, INDIANA 47401

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*Lee Utt*  
Lee Utt, Licensed Land Surveyor  
No. S0089, Indiana

No. 681763

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5. Shows to whom, date and where delivered. 35¢  
6. Shows to whom, date and where delivered. 35¢  
7. Shows to whom, date and where delivered. 35¢  
8. Shows to whom, date and where delivered. 35¢  
9. Shows to whom, date and where delivered. 35¢  
10. Shows to whom, date and where delivered. 35¢

NO INSURANCE COVERAGE PROVIDED—  
NOT FOR INTERNATIONAL MAIL

APR 1971 3800

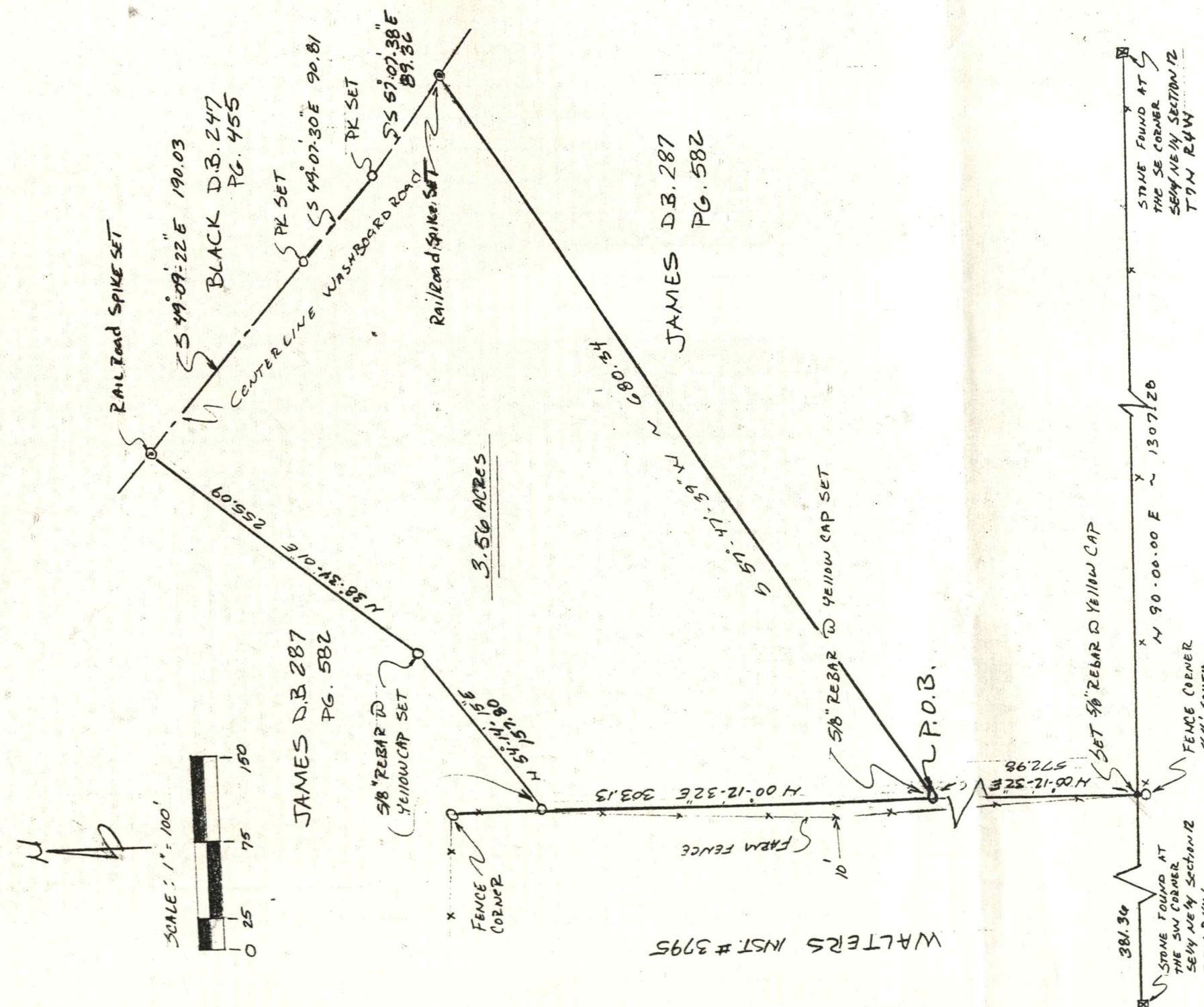
(See other side)



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### DESCRIPTION MARTY JAMES

A part of the Southeast quarter of the Northeast quarter of Section 12, Township 7 North, Range 4 West, Greene County, Indiana, more particularly described as follows:

Commencing at a stone at the Southwest corner of the Southeast quarter of the Northeast quarter of said Section 12; thence North 90 degrees 00 minutes 00 seconds East (assumed bearing) 381.36 feet along the South line of said quarter quarter to a 5/8" rebar in an existing fence line; thence leaving said South quarter quarter line North 00 degrees 12 minutes 32 seconds East 572.98 feet to a 5/8" rebar and the point of beginning; thence continuing North 00 degrees 12 minutes 32 seconds East 157.80 feet to a 5/8" rebar; thence North 38 degrees 34 minutes 01 seconds East 255.09 feet to a railroad spike in the centerline of the Washboard Road; thence along the centerline of said road the next three (3) courses:

1. South 49 degrees 09 minutes 22 seconds East 90.81 feet to a pk nail; thence
2. South 49 degrees 07 minutes 30 seconds East 190.03 feet to a pk nail; thence
3. South 57 degrees 07 minutes 38 seconds East 89.36 feet to a railroad spike; thence

leaving said centerline South 57 degrees 47 minutes 39 seconds West 680.34 feet to the point of beginning, containing 3.56 acres, more or less.

This certification does not take into consideration additional facts that an accurate and correct title search and/or examination might disclose.

Evidence of easements have not been located in the field and are not shown on this survey drawing.

Subject to the above reservation, I hereby certify that the survey work performed on the project shown hereon was performed either by me or under my direct supervision and control and that all information shown is true and correct to the best of my knowledge and belief.

Certified this 9<sup>th</sup> day of September, 1994

Ben E. Bledsoe  
Registered Land Surveyor No. S0559  
State of Indiana



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### REPORT OF SURVEY MARTY JAMES

In accordance with Title 864, Article 1.1, Chapter 13, Section 1 through 34 of the Indiana Administrative Code, the following observations and opinions are submitted regarding the various uncertainties in the locations of the lines and corners established on this survey as a result of:

- a) Variances in the reference monuments;
- b) Discrepancies in record descriptions and plats;
- c) Inconsistencies in lines of occupation and;
- d) Random Errors in Measurement (Theoretical Uncertainty);

The Theoretical Uncertainty (due to random errors in measurement) of the corners of the subject tract established this survey is within the specifications for a Class C Survey (less than 0.50 feet) as defined in IAC 864.

This survey was performed at the request of Marty James to cut-out a parcel from a parent tract found in the name of Russell James, Jr. in Deedbook 287, page 582 in the Office of the Recorder of Greene County, Indiana.

#### Deed Analysis:

There were no apparent gaps or overlaps in any of the adjoining deeds.

#### Corners Found:

Southwest corner of the Southeast quarter of the Northeast quarter of Section 12, Township 7 North, Range 4 West; stone

Southeast corner of the Southeast quarter of the Northeast quarter of Section 12, Township 7 North, Range 4 West; stone

Both stones were found per Greene County Surveyors notes January 4, 1854 by Philander Burr and April 25, 1885 by Francis M. Parker.

#### Establishment of lines and corners:

The West line was held at the fenceline intersection with the South line of the Southeast quarter of the Northeast quarter of said section, and the fence corner to the North, as shown on the survey. The midpoint of the fence was 10.0' West of the held line. This survey is filed as a LEGAL SURVEY in the Office of the County Surveyor in Legal Book 1, Page 39, to establish and hold the West line as shown on the survey. The Northwesterly and



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Southeasterly lines were set at random points as requested by the client. The Northeasterly line was held to the as-built centerline of the county road, known as Washboard Road. The South line of the said quarter quarter had a record distance of 1320 feet from the original government survey notes and a distance of 1312.08 feet from subsequent County Surveyors' notes of April 25, 1885. The measured distance between the stones found was 1307.28 feet.

As a result of the above observations, it is my opinion that the uncertainties in the location of the lines and corners established on this survey are as follows:

Due to variances in reference monuments; 4.80 feet between the stones found.

Due to discrepancies in the record description; that portion of the West line holding the South and North points on the fenceline versus a due North and South bearing as per parent deed.

Due to inconsistencies on lines of occupation; plus or minus 10 feet along the West fence as shown on survey.

*[Signature]*  
Roy L. [Name]

*[Signature]*  
Linda [Name]

Witness

*[Signature]*  
Mary L. [Name]